

SNAPSHOT of HOME Program Performance--As of 06/30/11
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:			PJs in State:	6			
% of Funds Committed	94.52 %	95.57 %	4	92.63 %	60	62	
% of Funds Disbursed	88.34 %	92.09 %	5	86.67 %	56	55	
Leveraging Ratio for Rental Activities	3.89	5.39	5	5.03	47	43	
% of Completed Rental Disbursements to All Rental Commitments***	95.49 %	97.40 %	5	88.14 %	29	37	
% of Completed CHDO Disbursements to All CHDO Reservations***	94.32 %	82.30 %	1	76.19 %	85	88	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	82.52 %	89.42 %	5	81.48 %	43	45	
% of 0-30% AMI Renters to All Renters***	46.50 %	50.47 %	3	45.62 %	50	50	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	99.74 %	1	96.17 %	100	100	
Overall Ranking:			In State:	4 / 6	Nationally:	81 83	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$22,935	\$46,846		\$28,750	286 Units	14.40 %	
Homebuyer Unit	\$13,331	\$14,265		\$15,714	255 Units	12.80 %	
Homeowner-Rehab Unit	\$25,777	\$20,535		\$21,140	147 Units	7.40 %	
TBRA Unit	\$1,270	\$1,553		\$3,230	1,303 Units	65.40 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (287 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Salem Consortium OR

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$81,362	\$65,825	\$28,234
State:*	\$109,580	\$119,782	\$20,597
National:**	\$103,194	\$78,960	\$24,147

CHDO Operating Expenses:
(% of allocation)

PJ:	3.3 %
National Avg:	1.2 %

R.S. Means Cost Index: 1.01

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	80.8	75.7	93.9	72.8	Single/Non-Elderly:	38.1	21.6	29.3	36.0
Black/African American:	1.0	0.4	0.0	2.6	Elderly:	32.9	3.9	23.8	2.6
Asian:	0.3	0.8	0.7	1.8	Related/Single Parent:	11.9	28.2	7.5	43.0
American Indian/Alaska Native:	0.7	1.2	0.0	2.6	Related/Two Parent:	10.8	36.9	26.5	14.9
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	3.5	Other:	5.2	8.6	12.9	3.5
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.9					
Asian and White:	0.3	0.0	0.0	0.0					
Black/African American and White:	0.3	0.0	0.0	0.9					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.3	0.4	0.0	0.0					
Asian/Pacific Islander:	1.7	1.6	0.0	0.0					
ETHNICITY:									
Hispanic	14.3	20.0	5.4	14.9					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	60.8	20.0	40.8	37.7	Section 8:	12.9	0.8 [#]		
2 Persons:	11.9	21.2	21.8	22.8	HOME TBRA:	2.8			
3 Persons:	10.1	21.6	17.7	22.8	Other:	15.4			
4 Persons:	4.9	16.9	10.9	12.3	No Assistance:	68.2			
5 Persons:	7.7	11.8	6.8	2.6					
6 Persons:	3.5	5.1	2.0	0.9					
7 Persons:	1.0	3.1	0.0	0.9					
8 or more Persons:	0.0	0.4	0.0	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				56

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Salem Consortium State: OR Group Rank: 81
 (Percentile)
 State Rank: 4 / 6 PJs Overall Rank: 83
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 85.50%	95.49	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 60.40%	94.32	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	82.52	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.15%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.980	1.94	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2006 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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